

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF ARIZONA

In re:

TUCSON ONE, LLC

) CASE NO. 4:17-bk-11219-BMW
)

) INVESTMENT ENTITY
)

) MONTHLY REPORT
)

) MONTH OF APRIL 2018
)

) DATE PETITION FILED: 9/22/2017
Debtor)
) TAX PAYER ID NO.: 20-2988588

Nature of Debtor's Investments: Rental Property

DATE DISCLOSURE STATEMENT FILED: 12-21-17 TO BE FILED _____

DATE PLAN OF REORGANIZATION FILED: 12-21-17 TO BE FILED _____

I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOLLOWING MONTHLY REPORT AND THE
ACCOMPANYING ATTACHMENTS ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE

RESPONSIBLE PARTY:

ORIGINAL SIGNATURE OF RESPONSIBLE PARTY

HENRY GOLDMAN TRUSTEE
PRINTED NAME OF RESPONSIBLE PARTY

MANAGING MEMBER
TITLE

DATE

PREPARER:

ORIGINAL SIGNATURE OF PREPARER

SHIRLEY GOLDMAN
PRINTED NAME OF PREPARER

TRUSTEE
TITLE

5/14/18
DATE

PERSON TO CONTACT REGARDING THIS REPORT:

SHIRLEY GOLDMAN

PHONE NUMBER:

805-985-7740

ADDRESS:

P.O. Box 5847 VENTURA, CA
93005

FILE ORIGINAL REPORT ELECTRONICALLY WITH THE COURT, FILE PAPER COPY WITH U.S. TRUSTEE'S OFFICE

Case Number: 4:17-bk-11219-BMW

CURRENT MONTH'S RECEIPTS AND DISBURSEMENTS

All sections of the report are to be completed				Total
	General Account	Other	Other	
#2331	#	#		596.49

Balance at Beginning of Period				
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RECEIPTS				
Loans and Advances				
Capital Investments				
Sale of Assets				
Transfers from Other DIP Accounts				
Interest				
Other (attach list)				
MEMBER CONTRIBUTION	1,000.00			1,000.00
TOTAL RECEIPTS	1,000.00			1,596.49

DISBURSEMENTS				
Business - Ordinary Operations				569.83
Pre-Petition Debt				
Transfers to Other DIP Accounts				
Other (attach list)				
FRANCHISE TAX BD				800.00
Reorganization Expenses:				
Attorney Fees				
Accountant Fees				
Other Professional Fees				
U. S. Trustee Quarterly Fee				
Court Costs				
TOTAL DISBURSEMENTS				1369.83*

Balance at End of Month *				226.66
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*Information provided above should reconcile with balance sheet and income statement amounts

DISBURSEMENTS FOR CALCULATING QUARTERLY FEES	
Total Disbursements From Above	1369.83
Less: Transfers to Other DIP Accounts	
Plus: Estate Disbursements Made by Outside Sources (payment from escrow; 2-party check; etc.)	
Total Disbursements for Calculating Quarterly Fees	1,369.83

CASE STATUS**QUESTIONNAIRE**

	YES	NO
1. Have any assets been sold or transferred during this reporting period?		X
2. Have you made any payments to an attorney or accountant this month?		X
3. Have any payments been made on prepetition liabilities during this reporting period?		X
4. Have any post-petition loans been received by the debtor(s) from any party?		X
5. Have any insurance policies or coverages expired?		X
6. Are any post-petition real estate taxes past due?	X	
7. Have any pre-petition taxes been paid during this reporting period?		X
8. Do you expect any significant income changes within the next 90 days?	X	
9. Are any U. S. Trustee quarterly fees delinquent?		X

Provide a detailed explanation of any "YES" answers to the above questions: (attach additional sheets if needed)

Debtor is working with its approved broker to market the property for lease or sale. The income from either will be used to make required payments, including taxes.

What progress has been made, during the reporting period, towards reorganizing your estate ?

See above.

Case Number: 4:17-bk-11219-BMW

INVESTMENT STATUS

Please list each investment separately. In each description, include the name of the investment if it is a partnership, joint venture, stock in a corporation, etc. If the investment is real property, provide a description and an address.

INVESTMENT	SECURED CREDITOR	ORIGINAL LOAN BALANCE	SCHEDULED LOAN BALANCE
1 Description of Investment 3700 E. Ft. Lowell Drive, Tucson, AZ 85716 Acquisition Date: <u>6/2005</u> Acquisition Cost: <u>3,849,000.00</u> Scheduled Value: <u>1,100,000.00</u>	<u>USBANK</u>	<u>2,769,500.00</u>	<u>2,322,644.00</u>
	If real property, is it listed for sale? Yes _____ No _____		
	Amount of listing: \$		
2 Description of Investment Acquisition Date: Acquisition Cost: Scheduled Value:			
	If real property, is it listed for sale? Yes _____ No _____		
	Amount of listing: \$		
3 Description of Investment Acquisition Date: Acquisition Cost: Scheduled Value:			
	If real property, is it listed for sale? Yes _____ No _____		
	Amount of listing: \$		
4 Description of Investment Acquisition Date: Acquisition Cost: Scheduled Value:			
	If real property, is it listed for sale? Yes _____ No _____		
	Amount of listing: \$		

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DISBURSEMENT DETAIL

Month: April 2018
Account #: -2331

Bank Name Union Bank

Total checks listed on this page

1,369.83

Total checks listed on continuation pages

TOTAL DISBURSEMENTS FOR THE MONTH (Include cash/electronic disbursements)

1,369 \$3



STATEMENT OF ACCOUNTS

UNION BANK
CHANNEL ISLANDS 0776
PO BOX 512580
LOS ANGELES

CA 90051-0380

Page 1 of 1
Statement Number: 2331
3/31/18 - 4/30/18

H

Telephone Banking
For 24-hour Automated Direct Service
800-238-4486
800-826-7345(TDD)
Representatives are available
Monday through Saturday

To open additional accounts,
or apply for loans, call your
banking office at 805-985-2873

You may also access your account online
at unionbank.com

Thank you for banking with us
since 2017

CY30Z OA 0000 001586-040907 703340
TUCSON ONE, LLC
PO BOX 5847
VENTURA CA 93005

■ Our Account Agreement has an update about Overdraft Protection Services. These Services will not be used to pay a Debit when you have an insufficient Available Balance due to a hold we placed on your funds (e.g., a hold pursuant to our Funds Availability Policy or in connection with an adverse claim, a dispute, a levy, or other legal process). Therefore, a deposit account or line of credit with available funds or credit will not be used in such circumstances.

BUSINESS BASICS CHECKING SUMMARY

Days in statement period: 31

Account Number: 2331

Balance on 3/31	\$	596.49
Additions		1,000.00
Subtractions		-1,369.83
Checks		-800.00
Payments		-569.83
Balance on 4/30	\$	226.66
Statement Average Ledger Balance	\$	366.22

Your monthly service charge of \$7.00 per month is currently waived for the next 8 month(s). Upon expiration at the end of 12/2018, your monthly service charge will be \$7.00.

You can continue to enjoy a waived monthly service charge after expiration by meeting any one of the following account requirements:

- A minimum daily balance of \$1,000
- An average monthly balance of \$3,000
- An average combined balance of \$5,000

Additions	Date	Description	Reference	Amount
	4/11	OFFICE DEPOSIT	77487609	\$ 1,000.00
Checks	Number	Date	Reference	Amount
	1021	4/11	27842436	\$ 800.00
Payments	Date	Description	Account code	Reference
online and electronic banking	4/11	TUCSON ELECTRIC CHECKPAYMT ARC 1020	52359467	\$ 532.93
	4/18	CITY OF TUCSON UTILITIES ARC 1022	50197318	\$ 36.90
	Total			\$ 569.83

Form 03420 (08/2017)

